

and caliper inches of mitigation trees to be planted or alternative mitigation trees to be saved and maintained;

- E. A written statement by the applicant explaining the purpose for the requested tree removal;
- F. Location of all existing and proposed structures, utilities, paved areas, sidewalks to the extent such information is known; and
- G. The existing and/or proposed topographical information, easements, rights-of-way, set backs, parkways and property lines.

(3) Tree Removal Permit

In addition to the information required in paragraph (b) above, an application for tree removal permit which is filed in conjunction with construction (other than single-family residential) to be performed on property must also include the following:

- A. Proposed location of all paved areas, setbacks and easements properly dimensioned and referenced to property lines;
- B. Location of all existing and proposed structures, utilities, curbing, sidewalks and other facilities to be built; and
- C. Proposed site elevations or contours around all protected, heritage or mitigation trees, when the change in grade is more than twelve (12) inches within linear distance of twenty-four (24) inches of such tree.

35-B124 Vested Rights Determination

An Application for a Vested Rights Determination shall be made by the Applicant on a form established for such purpose and provided by the City and shall contain at least the following information:

- (a) name and address of Applicant;
- (b) project description and name of subdivision or development, if applicable;
- (c) location of development;
- (d) total land area, in square feet;
- (e) total area of impervious surface, in square feet;
- (f) number of residential dwelling units, by type;
- (g) type and amount of non-residential square footage;
- (h) phases of the development, if applicable;
- (i) verified or certified copies of all development permits, contracts, appraisals, reports, correspondence, letters, or other documents or materials upon which the Applicant's claim for vested rights or equitable estoppel is based;
- (j) a Sworn Statement, in a form prescribed by the City, and signed by the Applicant; and
- (k) a legal description of the Property.

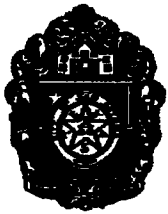
In addition to the required processing as set forth above, an Application for Consent Agreement Approval shall include, but shall not be limited to the following: a timing and phasing plan for the proposed development; a plan for the provision of public facilities and services to the proposed development, by phase; the conditions under which the proposed development will be authorized to proceed; and the conditions under which approvals or permits will lapse or may be revoked. A document shall be considered "verified" or "certified", whether an original or a copy, if it is signed by the official with decisionmaking authority for the permit application.

35B-125 Historic Preservation Materials

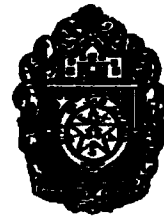
(a) Certificate of Appropriateness

An application for a Certificate of Appropriateness shall include the following:

- (1) Applications for new construction shall include preliminary plans with building elevations including:
 - A. Working scale drawings/specifications
 - B. Drawings 8½" x 11" reproducible sheets
 - C. Scale site plan
 - D. Photographs of building site for new construction
 - E. Paint samples with brand name and number
 - F. Roofing material sample
 - G. Siding sample
 - H. Letter of permission from property owner (if the applicant is not the owner)
- (2) Applications requesting an addition to an existing building shall include:
 - A. Preliminary plans with building elevations
 - B. Scale drawing of addition in relation to structure
 - C. Working scale drawings/specifications
 - D. Scale site plan
 - E. Drawings 8½" x 11" reproducible sheets
 - F. Photographs of structure showing current appearance
 - G. Photographs of all exterior sides (include all four sides of building)
 - H. Colors (sample)
 - I. Letter of permission from property owner (if the applicant is not the owner)
- (3) Applications requesting the installation of signage shall include the following information:
 - A. Working scale drawings/specifications
 - B. Scale drawing of sign in relation to structure
 - C. Scale site plan
 - D. Drawings 8½" x 11" reproducible sheets



City of San Antonio
Development Services Department
Vested Rights Permit Application
Completeness Review



***Note: All Applications must comply with the Unified Development Code (UDC),
 Section 35-B124 Vested Rights Determination for the City of San Antonio.***

Required Items: Section 35-B124, Vested Rights' Determination

An Application for a Vested Rights Determination shall be made by the Applicant on a form established for such purpose and provided by the City and shall contain at least the following information:

1. Appropriate filing fee.
2. Section 35-B124
 - (a) Name and address of Applicant;
 - (b) Project description and name of subdivision or development, if applicable;
 - (c) Location of development;
 - (d) Total land area, in square feet;
 - (e) Total area of impervious surface, in square feet;
 - (f) Number of residential dwelling units, by type;
 - (g) Type and amount of non-residential square footage;
 - (h) Phases of the development, if applicable;
 - (i) Verified or certified copies of all development permits, contracts, appraisals, reports, correspondence, letters, or other documents or materials upon which the Applicant's claim for vested rights or equitable estoppel is based;
 - (j) A Sworn Statement, in a form prescribed by the City, and signed by the Applicant; and
 - (k) A legal description of the Property

In addition to the required processing as set forth above, an Application for Consent Agreement Approval shall include, but shall not be limited to the following:

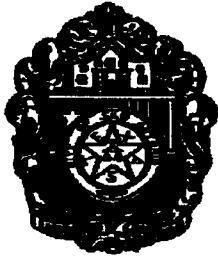
- a timing and phasing plan for the proposed development;
- a plan for the provision of public facilities and services to the proposed development, by phase; the conditions under which the proposed development will be authorized to proceed;
- and the conditions under which approvals or permits will lapse or may be revoked.

A document shall be considered "verified" or "certified", whether an original or a copy, if it is signed by the official with decision making authority for the permit application."

☐ **Accepted**

☐ **Rejected**

Completeness Review By: _____ Date: _____



City of San Antonio
Development Services Department
Vested Rights Permit/Consent Agreement
APPLICATION

Permit File: # _____
Assigned by city staff

Date: _____

☐ **Vested Rights Permit**

☐ **Consent Agreement**

1. All applicable information on application must be legibly printed or typed for processing. *If application is completed on behalf of the property owner please attach power of attorney or letter of agent.*
2. Please complete subject of application and attach 2 sets of all applicable documents (i.e. this application, Master Development Plan, P.U.D. plan, plat application, approved plat, building permit) along with appropriate fee.

***Note: All Applications must comply with the Unified Development Code (UDC),
Section 35-B124 Vested Rights Determination for the City of San Antonio.***

(a) Owner/Agent: _____

Phone: _____ Fax: _____

Address: _____

City: _____ State: _____ Zip code: _____

Engineer/Surveyor: _____

Address: _____

City: _____ State: _____ Zip code: _____

(b) Name of Project: _____

(c) (k) Site location or address of Project and Legal description:

Council District _____ ETJ _____ Over Edward's Aquifer Recharge? () yes () no

3. What is the specific Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application.

(d) Total land use, in square feet _____

(e) Total area of impervious surface, in square feet _____

(f) Number of residential dwellings units, by type; _____

(g) Type and amount of non-residential square footage; _____

(h) Phases of the development, (If Applicable); _____

4. What is the date the applicant claims rights vested for this Project? _____

(i) Verified or certified copies of all development permits, contracts, appraisals, reports, correspondence, letters, or other documents or materials upon which the Applicant's claim for vested rights or equitable estoppel is based;

In addition to the required processing as set forth above, an Application for Consent Agreement Approval shall include, but shall not be limited to the following: a timing and phasing plan for the proposed development; a plan for the provision of public facilities and services to the proposed development, by phase; the conditions under which the proposed development will be authorized to proceed; and the conditions under which approvals or permits will lapse or may be revoked. A document shall be considered "verified" or "certified", whether an original or a copy, if it is signed by the official with decision making authority for the permit application."

4 a. What, if any, construction or related actions have taken place on the property since that date?

5. By what means does the applicant claim rights vested for this Project? Please specify all that may be applicable.

• **PERMIT**

Type of Permit: _____ Date of Application: _____

Permit Number: _____ Date issued: _____

Expiration Date: _____ Acreage: _____

• **MASTER DEVELOPMENT PLAN (MDP) (Formerly POADP)***

accepted prior to September 1, 1997 are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted after September 1, 1997 are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: _____ Plat # _____ Acreage: _____ Approval

Date: _____ Plat recording Date: _____ Expiration Date: _____ Vol./Pg. _____

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• **Other**

NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

Print name: _____ Signature: _____ Date: _____

Sworn to and subscribed before me by _____ on this _____ day
of _____ in the year _____, to certify which witness my hand and seal of office.

Notary Public, State of Texas

Permit File # _____

City of San Antonio use

Permit File: # _____
Assigned by city staff

Date: _____

☒ **Approved**

☐ **Disapproved**

Review By: _____ Date: _____
Development Services Department

Comments:



City of San Antonio
New
Vested Rights Permit
APPLICATION

Permit File: # 04-02-065
Assigned by city staff

Date: 02/10/03

1. All applicable information on application must be legibly printed or typed for processing. *If application is completed on behalf of the property owner please attach power of attorney or letter of agent.*
2. Please complete this application and attach 2 maps of the property and 2 sets of all supporting documents.

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

Owner/Agent: Earl & Associates, P.C. on behalf of Alamo Area Mutual Housing Assoc. Phone: (210) 222-1500 Fax: (210) 222-9100

Address: 111 Soledad, Suite 1111, San Antonio, TX Zip code: 78205

Engineer/Surveyor: Maestas & Bailey, Inc. Phone: (210) 366-1988 Fax: (210) 366-1980

Address: 518 East Ramsey, Suite 204, San Antonio, TX Zip code: 78216

1. Name of Project: The Meadows of Bentley Drive.

2. Site location or address of Project: 13.636 acre tract located on Bentley Drive

3. Council District 2nd ETJ Over Edward's Aquifer Recharge? () yes ☒ no

4. What is the specific purpose of this Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? *Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application.*

Multifamily Apartment Complex

What is the date the applicant claims rights vested for this Project? October 4, 2001

What, if any, construction or related actions have taken place on the property since that date?
ing, plat application, site preparation

CITY OF SAN ANTONIO
DEPT. OF PLANNING
OFFICE OF THE DIRECTOR
04-02-065-01

Permit File # 04-02-065

7. By what means does the applicant claim rights vested for this Project? *Please specify all that may be applicable.*

• **PERMIT**

Type of Permit: Vacating Declaration Date of Application: _____

Permit Number: N/A Date issued: October 4, 2001

Expiration Date: N/A Acreage: 0.438

• **MASTER DEVELOPMENT PLAN (MDP)** (Formerly POADP)*

accepted *prior to September 1, 1997* are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted *after September 1, 1997* are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: _____ Plat # _____ Acreage: _____ Approval

Date: _____ Plat recording Date: _____ Expiration Date: _____ Vol./Pg. _____ X

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• **Other**

Zoning Application No. Z2003038 submitted February 14, 2003 and approved April 10, 2003

NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

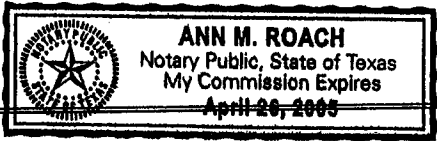
Print name: Habib H. Erkan, Jr.

Signature: 

Date: 2/10/04

Permit File # 04-02-065

Sworn to and subscribed before me by Habib H. Erkan, Jr. on this 10th day of February in the year 2004, to certify which witness my hand and seal of office.



Ann M Roach.
Notary Public, State of Texas

City of San Antonio use

Permit File: # _____
Assigned by city staff

Date: _____

☒ Approved

☐ Disapproved

Review By: *[Signature]*

Date: 2/27/04

Comments: As of October 5, 2001
for project on VAP application



City of San Antonio
New
Vested Rights Permit
APPLICATION

RECEIVED

OCT 20 2003

City Attorney's Office
San Antonio, Texas

Permit File: # 04-10-005
Assigned by city staff

Date: 10/17/03

1. All applicable information on application must be legibly printed or typed for processing. *If application is completed on behalf of the property owner please attach power of attorney or letter of agent.*
2. Please complete this application and attach 2 maps of the property and 2 sets of all supporting documents.

Note: All Applications must have a Site Map showing the Area Boundary (Attached).

Owner/Agent: Earl & Brown, P.C. on behalf of S.W. Diagnostic Building Inc. Phone: (210) 222-1500 Fax: (210) 222-9100

Address: 111 Soledad, Suite 1111, San Antonio, TX Zip code: 78205

Engineer/Surveyor: _____ Phone: _____ Fax: _____

Address: _____ Zip code: _____

1. Name of Project: Barrett Heights Subdivision
2. Site location or address of Project: 102 Palo Alto

3. Council District 4 ETJ No Over Edward's Aquifer Recharge? () yes (X) no

4. What is the specific purpose of this Project and the expected use(s) to be created by this Project (type of development, number of buildings, type of building(s), specific use(s) of those buildings, etc.)? *Please be aware that the city must understand exactly what this Project is expected to accomplish in order to evaluate this application.*

Medical office/clinic building

5. What is the date the applicant claims rights vested for this Project? October 25, 2000

6. What, if any, construction or related actions have taken place on the property since that date?
Site preparation

7. By what means does the applicant claim rights vested for this Project? *Please specify all that may be applicable.*

• **PERMIT**

Type of Permit: _____ Date of Application: _____

Permit Number: _____ Date issued: _____

Expiration Date: _____ Acreage: _____

• **MASTER DEVELOPMENT PLAN (MDP)** (Formerly POADP)*

accepted *prior to September 1, 1997* are subject to permit right conditions within 18 months from the effective date of the development rights ordinance (9/25/97) and projects submitted *after September 1, 1997* are subject to 18 months for the POADP acceptance date.

Name: _____ # _____

Date accepted: _____ Expiration Date: _____ MDP Size: _____ acres

• **P.U.D. PLAN**

Name: _____ # _____

Date accepted: _____

• **Plat Application**

Plat Name: _____ Plat # _____ Acreage: _____

Date submitted: _____ Expiration Date: _____

(Note: Plat must be approved within 18 months of application submittal date).

• **Approved Plat**

Plat Name: Barrett Heights Subdivision Plat # 000533 Acreage: 4.768 Approval

Date: 10/25/00 Plat recording Date: 10/27/00 Expiration Date: N/A Vol./Pg. 2000-0183779

(Note: If plat is not recorded within 3 years of plat approval permit rights will expire).

• **Other**

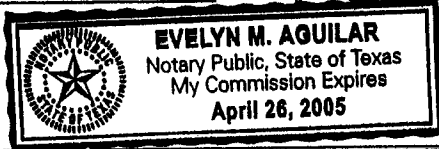
NOTE: Filing a knowingly false statement on this document, or any attached document, is a crime under §37.02 and §37.10 of the Texas Penal Code, punishable as a state jail felony by up to two years in jail and fine of up to \$10,000.

I hereby certify that all information this Application and the attached documents is true and correct and that it is my belief the property owner is entitled to Vested Rights for this Project.

Print name: Habib H. Erkan, Jr. Signature:  Date: 10/17/03

Permit File # VRP 04-10-025

Sworn to and subscribed before me by Habib H. Erkan, Jr. on this 17th day of
October in the year 2003, to certify which witness my hand and seal of office.



Evelyn M. Aguilar
Notary Public, State of Texas

City of San Antonio use

Permit File: # _____
Assigned by city staff

Date: _____

☒ Approved

☐ Disapproved

Review By: MLL Date: 10-23-03

Comments:

As of 10/25/2000